

(effective 1/1/2024) 2024 TRAFFIC IMPACT FEES (EMC 19.51)		
Unit Type	Fee	
Accessory Dwelling Unit*	\$0	
Single Family/Townhome	\$5,592	
Duplex	\$11,184	
Triplex	\$16,776	
4-Plex	\$22,368	
Multi-Family - less than 3 bedrooms	\$3,243	per unit
Multi-Family - 3 or more bedrooms	\$5,592	per unit
Commercial**	Per City Traffic Engineer	\$5,592 per PM Peak Trip

For Traffic mitigation fees questions, contact Traffic Engineering at PermitServices@everettwa.gov or 425-257-8810.

*Accessory dwelling units as defined in EMC Title 19

**Commercial use impact fees, when required, are calculated by the City Traffic Engineer

***25% traffic mitigation reduction applies in Metro Everett Parking Area A.

(effective 1/1/2024) 2024 SCHOOL IMPACT FEES				
District	Single Family	Multi-Family - 3 or more units		Duplex & Townhome (per unit)
		(0-1 bedrooms)	(2 + bedrooms)	
Everett	\$6,286	\$0	\$3,834	\$3,834
Mukilteo	\$1,121	\$700	\$11,846	\$11,846

For School mitigation fee questions, contact Planning at planning@everettwa.gov or 425-257-8731.

See attached map for Everett School District & Mukilteo School District boundary.

*Accessory Dwelling Units are not currently subject to School Impact Fees (ADU Rate = \$0)

**2024 School Impact Fee rates are subject to change pending further clarification from the school districts. School impact fees are not subject to the vested rights doctrine and shall be assessed based on the rate in effect at the time of building permit issuance.

(effective 1/1/2024) 2024 PARKS IMPACT FEES (EMC 19.53.060)			
Residential Rates (per unit)	Fee	Commercial Rates (per square foot)	Fee
1 Bedroom and Studio	\$1,110	Office and Services	\$0.30
2 Bedrooms	\$2,221	Retail	\$0.45
3 Bedrooms or more	\$3,331	Industrial	\$0.25

For Parks Impact fee questions, contact Planning at planning@everettwa.gov or 425-257-8731.

*Parks Impact fees shall be assessed at the time a complete building permit application that complies with the City's building and development codes is submitted to Permit Services and shall be collected from the fee payer at the time the building permit is approved for issuance (EMC19.53.040).

**Residential Rates: For the purposes of this fee assessment, any room other than a kitchen, bathroom, living room or dining room,

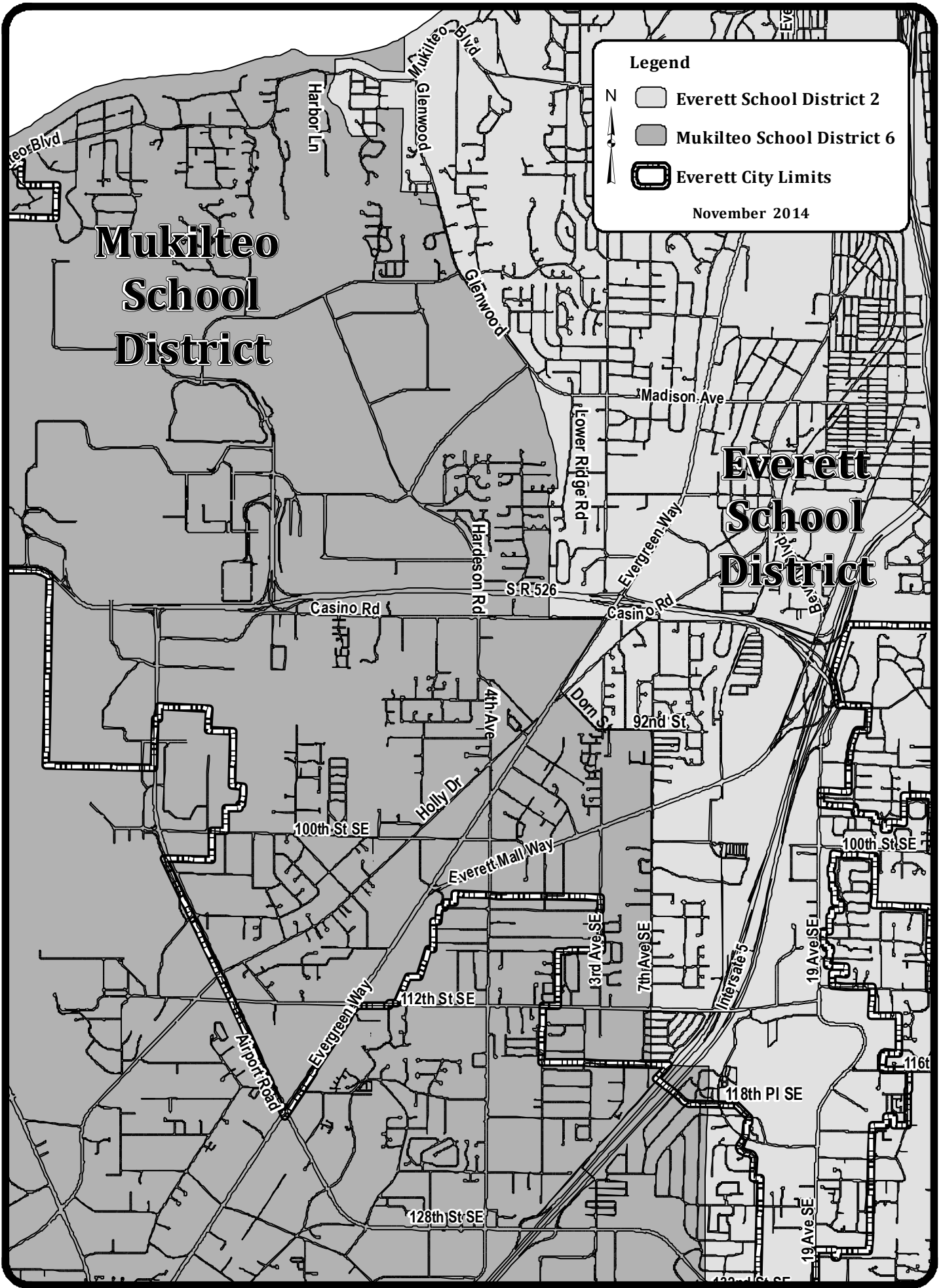
***Commercial Rates: For the purposes of this fee assessment, the following commercial categories are further defined:

Office and Services: includes but is not limited to information, finance and insurance, real estate and rental and leasing, professional, scientific, and technical services, management of companies and enterprises, administration & support, waste management and remediation, health care and social assistance, arts, entertainment, and recreation, accommodation and food services, other services (excluding public administration).

Retail: includes anything in the retail trade.

Industrial: includes but is not limited to agriculture, forestry, fishing and hunting, mining, quarrying, and oil and gas extraction, utilities, manufacturing, and whole sale trade.

Exempt: includes public administration, educational services, and construction (per the NAICS job grouping description).



Legend



Everett School District 2

Mukilteo School District 6

Everett City Limits

November 2014